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Contra Costa

COUNTY
CALIFORNIA





Contra Costa County Court House at Martinez.

Contra Costa County, California

An Empire Within a County

CONTRA COSTA COUNTY, California, located just across the bay from San Francisco, is one of the smaller counties of the state but it is first in the value of its manufactured products and the magnitude of its various industries and among the most important in fruit and vegetable production and in stock raising.

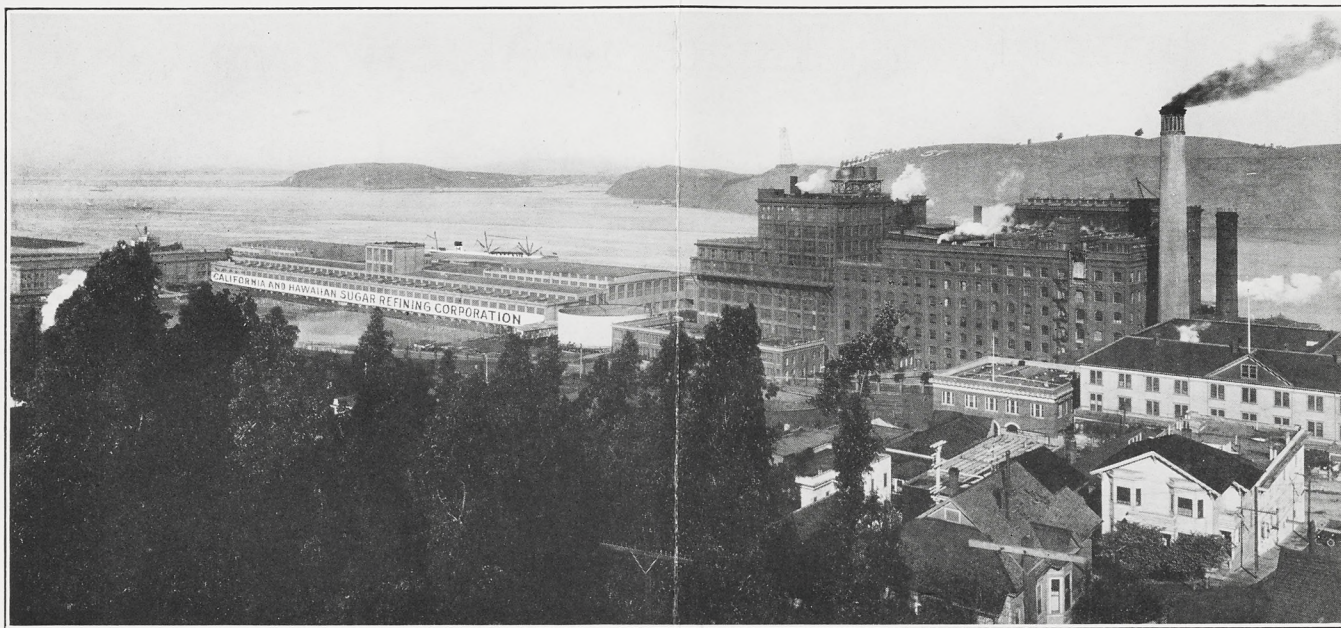
This striking situation is a result of its strategic position with regard to both geographical location and climate—a position which has made civic, commercial and agricultural development natural and inevitable.

With deep harbors on a 70-mile water front; three main railroad lines, two of which parallel the coast line; concrete

highways which reach every part of the county; 300 miles of navigable rivers; proximity to the Golden Gate, the Bay Cities and the interior centers; and abundance of hydro-electric power, Contra Costa County has attracted many of the largest manufacturing institutions in the world and challenges attention as a site for any industrial plant.

Hills Benefit Agriculture

Back of the industrial communities which lie along the coast are hills that stop the cold winds blowing in from the ocean and insure a mild climate to the lowlands beyond, already blessed with the fertile soil of the Delta of the



The California-Hawaiian Sugar Refinery at Crockett is the largest and finest sugar refinery in the world. Its "C&H" brand of Pure Cane Sugar is consumed from the Pacific Coast to the Mississippi River.

Sacramento and the San Joaquin Rivers. Out of this rich agricultural section come the vast crops that give Contra Costa County front rank in fruit and vegetable growing.

The foothills themselves with rolling country around them make excellent grazing lands and so stock raising has been fostered with the result that now many of the finest herds of cattle, sheep and swine in the state are maintained in Contra Costa County. Dairying is one of the profitable industries.

Most Comprehensive Scenic View

The variety in topography which has given the county a wide range in money making possibilities also affords a picturesqueness that is alluring to the resident or motorist. The scenery from the highways is a constant delight to the eye, whether it be a view of the blue waters of the bay with the mountains in the background or of the wooded canyons between ridges, or redwood groves, or of the green Alhambra Valley, with its refreshing symmetry of orchards and vineyards.

Mt. Diablo, within two hours' easy automobile ride from San Francisco to the top, presents the second longest, single, straight view in the world, that to Mt. Shasta, 300 miles away. From its summit one looks down upon the region where American life in California had its beginnings, a tremendous wealth-producing country and a broad land-

scape that includes representative California scenery from idyllic valleys to rugged mountain peaks.

Citizens Keep Pace with Natural Advantages

The prestige in commerce, agriculture and natural beauty which Contra Costa County has enjoyed through simple force of circumstance has been supplemented by the progressiveness of her citizens who have done their part in the upbuilding of the section.

The county government is one of recognized efficiency and the bonded indebtedness is low, only \$44.50 per inhabitant. There are more miles of concrete highway in proportion to the population than in any other county in California.

The schools are a cause for pride both as to their physical appearance and administration. Every child in the county may have transportation furnished to the nearest union high school and is eligible to any high school in the county he may choose to attend.

The banks with their large deposits drawn from the thriving manufacturing towns and the productive valleys, the well-kept stores and shops with their pleasing fronts, the stately church buildings and the wide-awake newspapers all testify to the alertness of Contra Costa's people.

Opportunity and enterprise go hand in hand in Contra Costa County.

Contra Costa Leads in Manufactures

Immense Plants

CONTRA COSTA'S industrial pre-eminence rests upon an investment in the county of \$250,000,000.00 in manufacturing enterprises. Among these are six of the largest plants of their kind in the world—

Standard Oil Company's Refinery at Richmond,
California and Hawaiian Sugar Refinery at Crockett,
Hercules Powder Company's Works at Hercules,
Selby Smelting and Lead Company's gold and silver refinery at Selby,
California Wine Association's plant at Richmond,
Redwood Manufacturers Company's yards at Pittsburg.

Within the county are manufactured all necessary building materials—lumber, millwork, tanks and pipe, brick, prepared roofing, cement, roofing paints, paints, white lead, plumbing fixtures, sanitary porcelain goods, electric fixtures, fabricated steel and stone quarry products. With the unusual transportation facilities which it affords, it is not surprising to find that Contra Costa County can supply steel and wooden ships, freight and Pullman cars, and rubber tires.

Importance and Variety of Products

The most important metals are refined, iron, steel, gold, silver and lead. Gasoline, fuel oil, motor oils and greases are all manufactured. Everything connected with explosives is made—powder, acids, chemicals, shotgun shells, dynamite and caps.

From the factories and canneries come practically every variety of food product: canned vegetables, fish and fruit; dehydrated fruit; grape juice, olive oil, sugar, vinegar, cider, butter and cheese.

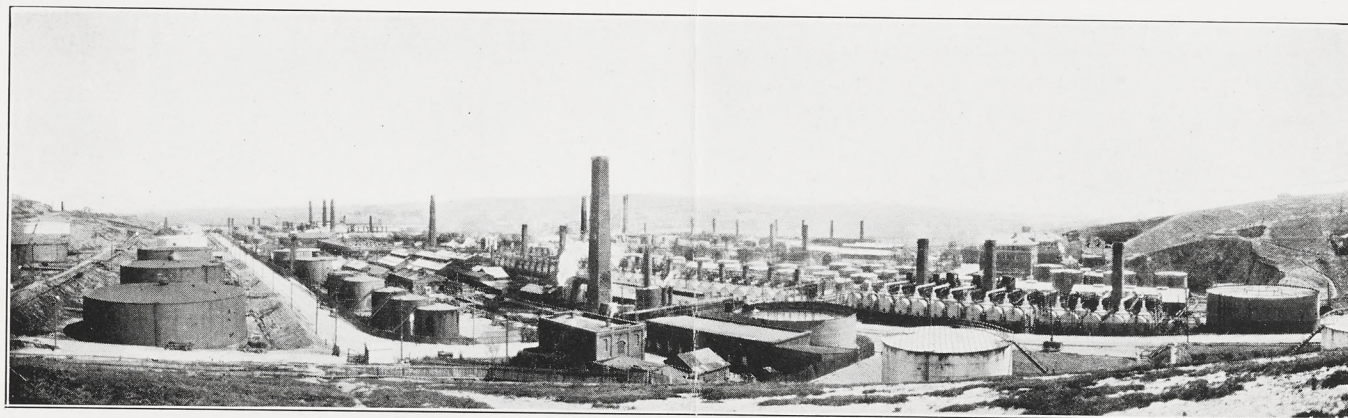
With its factories and agricultural products no county is better able to sustain itself without shipments from the outside, for an indefinite time.

The total list of manufactured products includes:

Acids	Lead
Anchors	Lumber
Boxes—wooden and straw-board	Matches
Brick	Mineral waters
Butter	Metal packages
Canned goods—fish, fruit, vegetables	Oil—cocoanut, fuel, motor olive
Cars—Pullman and freight	Paper
Cement	Plumbing fixtures
Cheese	Powder and explosives
Chemicals	Pottery
Cider	Redwood pipes, tanks and millwork
Copper	Quarry products
Dehydrated fruit	Roofing
Dredgers	Rubber hose and tires
Dynamite and caps	Sanitary porcelain goods
Electric fixtures	Ships
Fertilizers	Shotgun shells
Foundry products	Steel
Gold and silver bullion	Sugar
Grape juice	Vinegar
Incubators	White lead

and dozens of other articles on a smaller scale.

Richmond, Pittsburg and Martinez are important industrial centers; there are smaller communities that have been built up by a single large industry.



The Standard Oil Company Refinery at Richmond is the scene of activity of approximately 3000 employees; some 206 stills, with a daily capacity of 65,000 barrels; a fortress of 700 tanks, varying in size up to 65,000 barrels; and a total capacity of about 4,000,000 barrels. Within the refinery yard are 345 miles of pipe backed by 623 pumps and 411 motors.



The Cowell Portland Cement Company plant on Mt. Diablo does a business of nearly \$1,500,000.00 yearly, with 250 employees. The cement from this plant is shipped all over the Pacific Coast and was used exclusively in 150 miles of highway paving in Contra Costa County.

Transportation Facilities and Unlimited Hydro-Electric Power Draw Industries

IT is no chance fortune that has brought about this concentration of manufacturing in Contra Costa County, that led the government to establish its great shipbuilding yards on Mare Island just across the straits of Carquinez and induced private firms to invest millions of dollars here—without there ever having been a publicity boom.

What, then, are the reasons for the selection of this county as the site of these vast plants whose importance warranted the comparison of every possible location on the Pacific Coast?

Ocean Shipping

In the first place, there is the consideration of ocean shipping. The deep waters of the bay along the Contra Costa water front provide harbors in which ocean liners and freighters load for all parts of the world. The building of expensive docks and piers is unnecessary.

Richmond, in Contra Costa County, is the third largest port in California from the standpoint of exports. Pittsburg, a manufacturing town, is also a leading salmon port.

Steamer or Rail

Many companies receive their raw material by boat and ship out the manufactured product by steamer and rail. The main lines of the Southern Pacific, the Santa Fe and the Sacramento-San Francisco Railroads traverse the county, the first two having tracks that follow the coast line, reaching all industrial centers.

There is regular ferry boat service from Contra Costa points. The largest ferry boat in the world plies between Port Costa and Benicia, carrying trains as well as passengers.

River shipping is another transportation convenience. Three hundred miles of navigable rivers terminate on the Contra Costa water front, placing a wide and prosperous interior within easy access of the shipper.

Fine System of Highways

The system of highways makes motor transportation to all parts of the county possible. Three transcontinental highways pass thru Contra Costa County.

The county is the pioneer of the double track concrete highway which adds comfort to motoring and makes collision accidents practically impossible.

A road test now being conducted in Contra Costa County by scientific experts is being watched by road engineers all over the country, who are interested in discovering the most durable materials and construction for heavy traffic highways.

Auto trucks and stage lines offer convenient service when it is needed. It is a down-hill haul from practically all the state to the Contra Costa water front.

Unlimited Hydro-Electric Power

Besides transportation, the supreme factor in industrial life is power. Contra Costa County is abundantly able to fill this need.

The transmission lines of the largest power companies in California pass thru the county, coming down from the power plants in the mountains to the bay and valley cities. So, again because of Contra Costa's fortunate position, there is concentrated within its borders more hydro-electric power than anywhere else in the world.

Transcontinental telephone and telegraph lines pass thru the county as do the planes of the transcontinental air mail service.

The four large oil refineries within the county make an inexhaustible amount of fuel and motor oil available, without shipping charges.

Center for Oil Refining

Contra Costa County is a center of the oil industry, one-eighth of the entire oil output of the world flowing thru the

county. Pipe lines, 300 miles in length and decreed common carriers, bring the oil from the oil fields of Central California to the refineries situated on deep water in Contra Costa County.

The principal refineries are those of the Standard Oil Co. at Richmond; the Union Oil Co. at Oleum; the Associated Oil Co. at Avon, and the Shell Oil Co. at Martinez.

The last named company is a part of the Royal Dutch Shell Oil Company which has world-wide ramifications so that ships from every corner of the globe tie up at the Shell wharves.

Vastness of Oil Industry

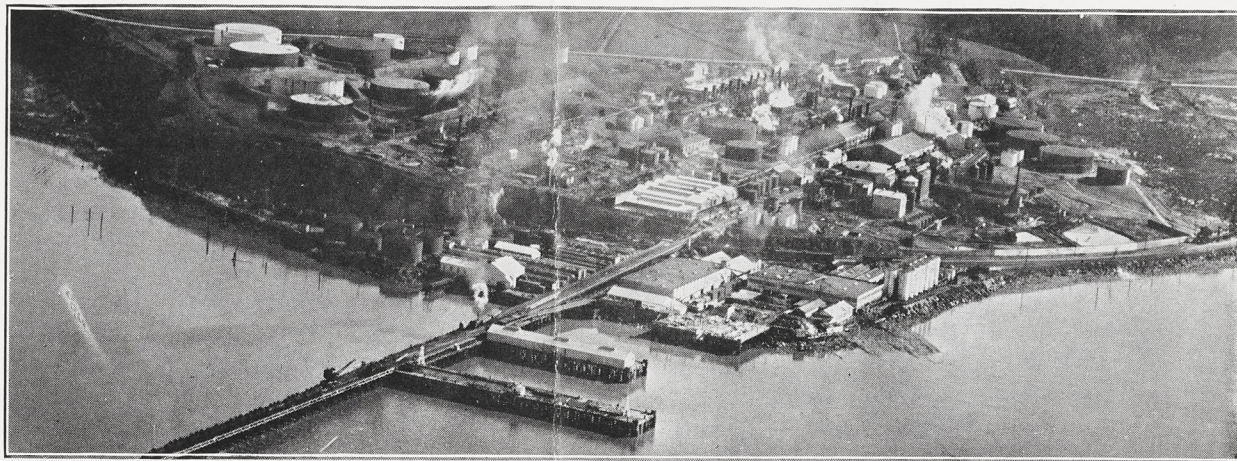
When ground was broken in 1900 for the Standard Oil Refinery on San Francisco Bay, the town of Richmond scarcely existed. Today Richmond is thriving, while the Standard Oil Refinery has become the largest in the world, noted for the magnitude of its daily output of products manufactured from California crude oil.

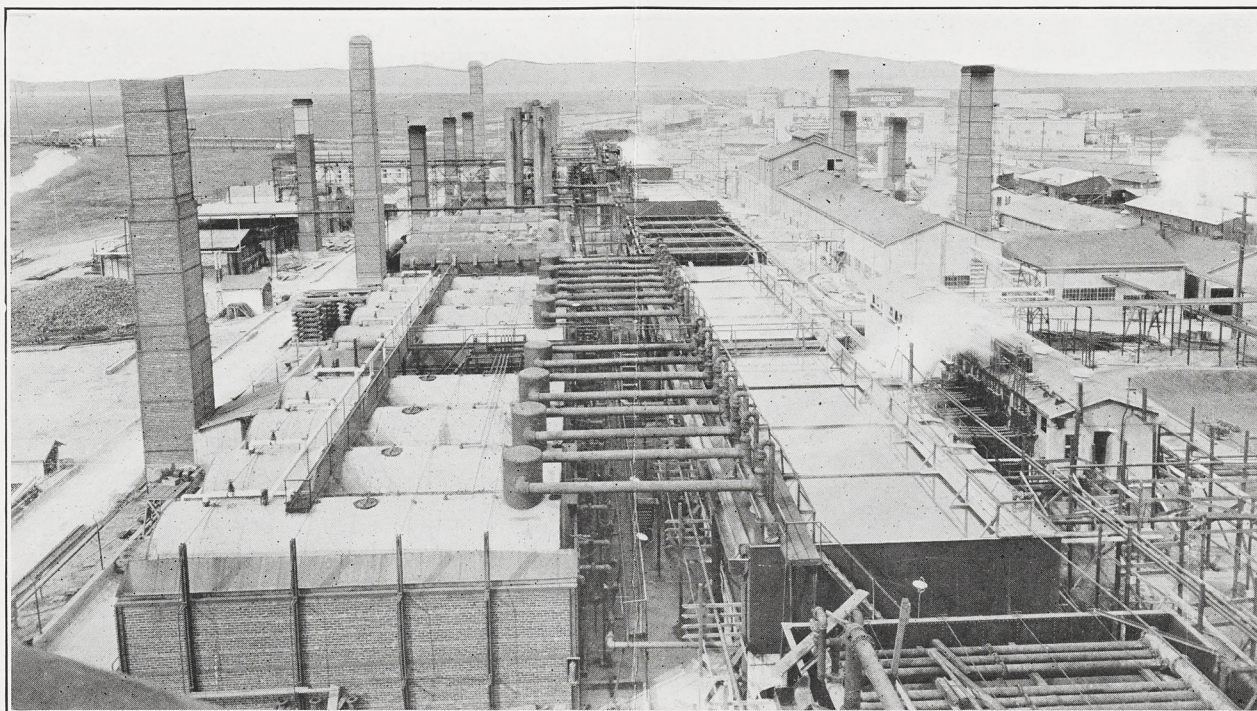
A system has been laid down of over eleven miles of standard-gauge tracks connected up with the Southern Pacific and Santa Fe main lines, in addition to a complete system of industrial tracks connecting various departments. Threaded to every point of the plant is a communication scheme of 160 telephones. An electric railway runs the length of the main 4163-foot wharf.

The history of the Richmond Refinery is the history of the oil industry in California. As the industry has expanded, the refinery has kept pace, often leading the way.

The Associated Oil Company selected Contra Costa County as the location for their refinery largely because of

Aero view of the Union Oil Company of California's Oleum Refinery. The plant is one of the oldest in California, its construction having been commenced in 1895. The refinery itself covers over 180 acres of ground and a force of 550 are employed.





The Associated Oil Company has at Avon one of the most modernly equipped refineries in the United States, representing an investment of over \$6,000,000, giving employment to 250 men and women.

the excellent transportation facilities afforded, both water and rail, making possible the maintenance of the company's extensive distributing system and the prompt handling of wholesale shipments, domestic and export.

The Associated's refinery has a capacity of 30,000 barrels of crude oil per day and complete equipment for the manufacture of gasoline, distillate kerosene and high grade lubricants for every purpose.

Well-Known Products

Unique interest centers in a number of Contra Costa's industrial plants not merely because of their size but because of their history and achievements, as well.

The most up-to-date and largest sugar refinery in the world is the plant of the California-Hawaiian Sugar Refining Corporation at Crockett. The buildings are of steel, concrete and brick, fireproof and modern in every particular. Pure cane sugar is refined exclusively and the highest degree of care is given this essential food product. Over 1500 people are employed and enjoy the delightful community environment of Crockett.

The Hercules Powder Company has the distinction of having produced during the world war, the largest quantity of TNT. Sulphuric acid, Nitric acid and Nitrate of ammonia

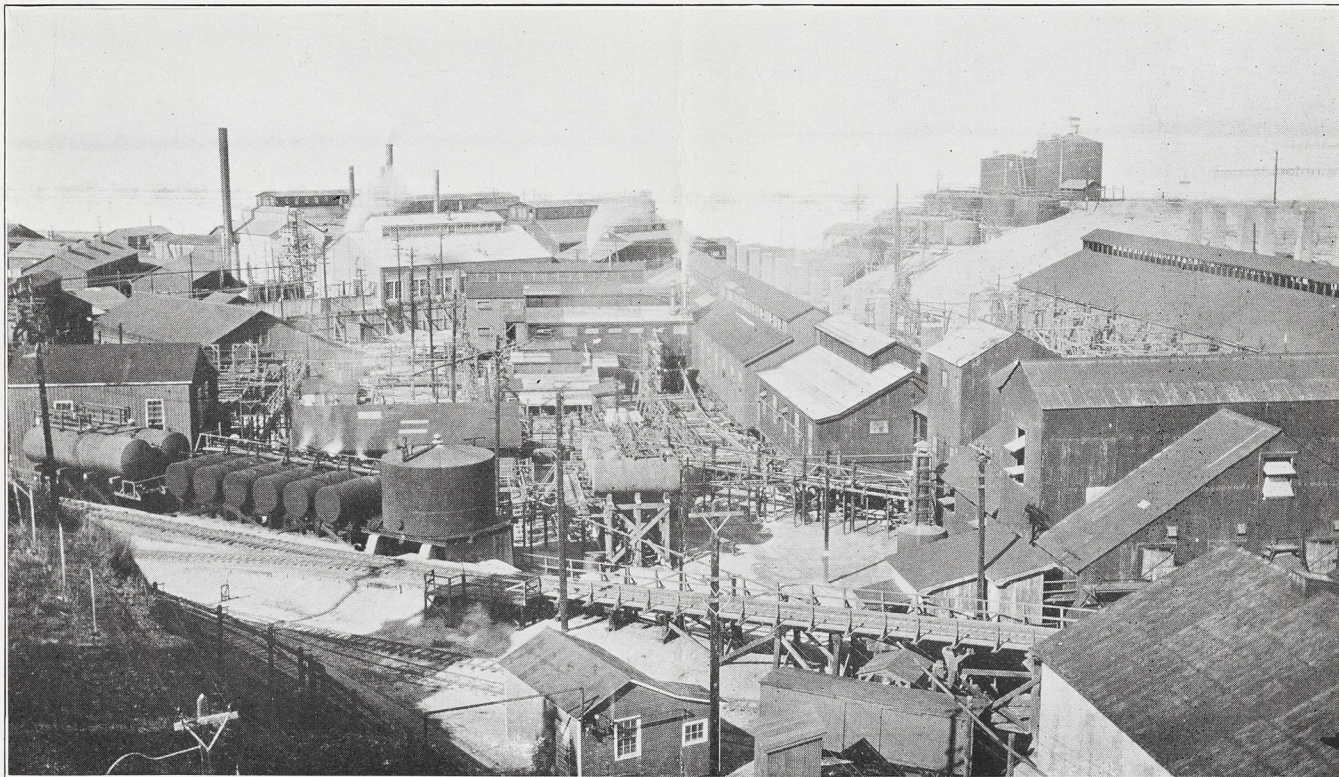
are produced for the manufacture of high explosives at this plant which has a capacity of 3,500,000 pounds of dynamite and gelatin dynamite every month.

Large additions are being made continuously to the buildings of the Pacific Sanitary Manufacturing Co. located at Richmond and San Pablo. The factories run all the year around, regardless of seasonal requirements.

Contra Costa Beckons Large and Small Plants

Besides those already mentioned some of the larger plants are: The Paraffine Companies' Paper and Board Mill (the largest on the Pacific Coast) at Antioch; the Coos Bay Lumber Company at Bay Point; the Giant Powder Works at Giant; Port Costa Grain Warehouse at Port Costa; the Columbia Steel Company at Pittsburg; F. E. Booth Co., at Pittsburg (fisheries and canned goods); Great Western Electric-Chemical Co. at Pittsburg; Pioneer Rubber Mills at Pittsburg; Certainteed Products Corporation at Richmond; Stauffer Chemical Works at Richmond; Visayan Coconut Oil Co. at Richmond.

The value of production of these industries varies from \$1,000,000.00 to \$131,000,000.00 each. There are hundreds of smaller plants falling below the million dollar mark.



This picture shows the main power house and a portion of the area devoted to manufacturing acid at the Hercules Powder Company's plant at Hercules. Several pages would be necessary to do the plant justice pictorially as the total area is 3000 acres.

Contra Costa's Wealth in Agricultural Products

ITS gigantic industries together with the agricultural development have given Contra Costa County the greatest per capita wealth of any county in the United States, a rate of \$5,418.00 as against the next nearest county which has a rate of \$3,300.

The value of manufactured products in the county in 1921 was over \$352,000,000.00. The value of the crops in 1921 was \$10,044,971.00.

Situated between the coast and the interior valleys, Contra Costa County has varying types of fertile soils. In the farming districts it is chiefly a deep, rich alluvial, with a change to iron-impregnated adobe, advantageous in vegetable and fruit growing, in the foothills. Both are highly productive.

Contra Costa County's climate varies from the sea coast temperature opposite the Golden Gate, to an orange

growing climate in the sheltered valleys farther up the Bay. Mild but not enervating, the climate is ideal for both comfort and productiveness. There are no dangerous extremes.

The rainfall averages about 20 inches a year. Most crops are grown without irrigation. About 50% of the land is hills and mountains so there is plenty of wooded waterfall.

Large Crops of Nuts and Fruits

The county is third in the state in almond production, having 232,000 trees planted. There are large crops also of grapes, walnuts, peaches, apricots, prunes and olives.

Contra Costa County cannot be excelled in its Bartlett pears. They are not only exceptional in quality but also in quantity per acre and they ripen earlier than pears of other sections. They grow in non-irrigated orchards and

remain fresh for a long time in Eastern markets. Blight is practically unknown.

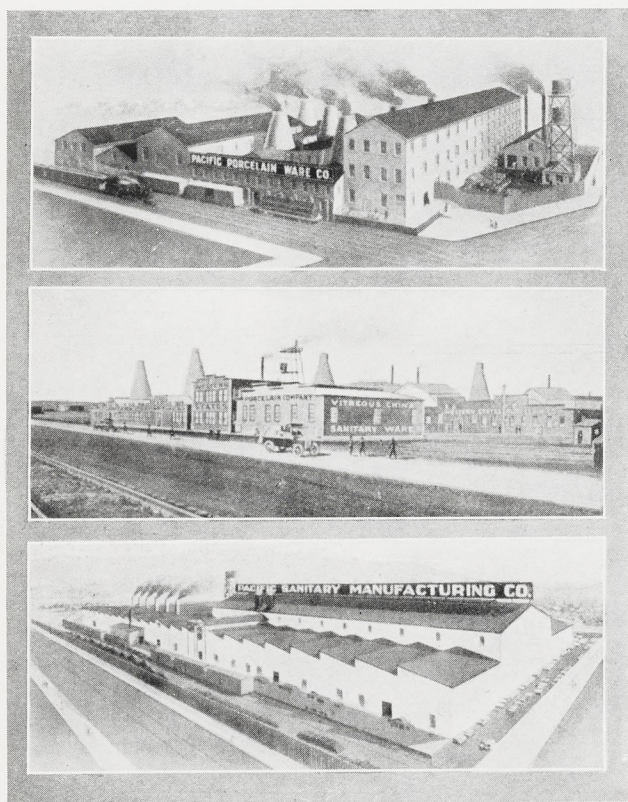
Long experimental work by some of the progressive orchardists has developed an unusually high grade cherry and the county has first place in the quality of its cherries. The first cherries on the market usually come from Contra Costa County.

The Concord walnut, originated in this county, produces a nut of fine flavor and is a dependable bearer. The California Walnut Growers Association have a packing house at Walnut Creek, in the center of the county, to take care of the crop.

Prunes have long been one of the staple and profitable crops of the county and practically any fruit known to California may be grown with success.

Edge of San Joaquin Valley

In Eastern Contra Costa begins the great San Joaquin Valley, with its fertile acres that reach into the heart of



The factories of the Pacific Sanitary Manufacturing Co., at Richmond and San Pablo, cover a total of about 10 acres. 450 employees produce a full line of vitreous china and enameled iron plumbing fixtures. These factories fill a large portion of the plumbing fixture requirements of the entire Pacific Coast.

California and bring bounty to thousands. This section is amply irrigated by the Byron-Bethany, the East Contra Costa, the Knightsen and the Lone Tree Irrigation Districts.

There are extensive plantings of alfalfa and corn for dairying uses here. The alfalfa fields, partially irrigated and partially drained, yield from 8 to 12 tons per acre. With corn, 60 bushels per acre is not unusual and as high as 100 bushels have been harvested from the delta farms.

Grain raised in the Sacramento and San Joaquin Valleys as well as in Contra Costa County is shipped down the rivers to the bay ports and this accounts for Port Costa, on the Carquinez Straits, having the title of chief shipping port for barley in the West.

Fancy Stock Raised in Contra Costa

Where there is an abundance of alfalfa and grain, stock raising and dairying are sure to follow. Contra Costa County adds to the advantages of cheap feed, good climate and accessibility to the principal market and traffic centers so that it is an ideal location for stock raising, particularly of registered animals.

The county is noted for the value and breed of its live stock. Several stock farms are now producing live stock show winners. The horses winning first prize at the Panama-Pacific Exposition were from Contra Costa County.

Beef cattle, sheep and hogs all bring in attractive profits to stock owners in this section.

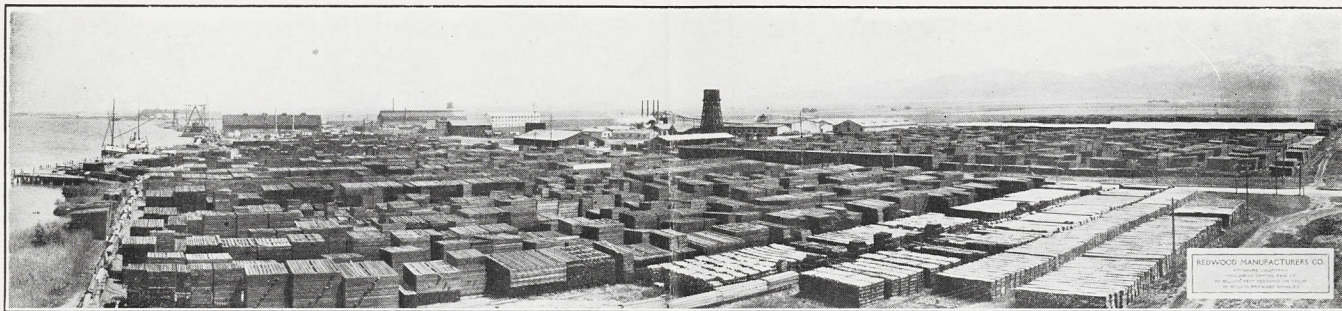
The dairying industry has increased greatly within the past few years and Contra Costa County now supplies a large amount of the dairy products used in the Bay Cities. Conditions are in every way favorable for dairying and there is a constant demand for dairy products.

Many successful poultry farms point to the possibilities of this business in the county.

90% of the World's Asparagus

The northeastern end of the county is a part of the far-reaching Delta District of the Sacramento and San Joaquin Rivers and their tributaries, appropriately called "the Holland of America." The benefit of this rich, peat and sediment soil created by the overflow of the rivers, has been gained for the farmer by years of reclamation and these lands, converted from swamps and marshes, now give Contra Costa County rank as one of the largest vegetable producing counties in the United States.

In the Delta there is produced 90% of the canned asparagus of the world, an annual crop worth \$300,000.



The Redwood Manufacturers Company have at Pittsburg the largest lumber yard in the world. It is one of the largest wood working plants making redwood and pine lumber into all kinds of millwork, building material, redwood tanks, silos and wire-wound and continuous stave pipe. The climatic conditions at Pittsburg are so ideal that it is usually called "Nature's Dry Kiln."

Antioch is known as the asparagus and celery center of the United States.

Many Acres of Truck Farms

Out of the Delta District come every year, besides the million and a half pounds of delicate asparagus, 1400 cars of sugar beets and thousands of cars of potatoes (100 to 150 sacks per acre), beans, corn, onions, celery, spinach and hemp. Every variety of vegetable and fruit grown in California is produced, with the exception of citrus fruit.

There are four seed cleaning plants and twelve fruit and vegetable canneries in the Delta region. The canneries and the nearness of the big markets insure the highest possible returns on perishable products.

Most Valuable River Traffic

The traffic of the Sacramento and San Joaquin Rivers thru the Delta District of Contra Costa County amounts to \$108,000,000.00 annually, a larger traffic than that of any other river in the United States. Of this vast sum, \$52,000,000.00 originates in the Delta, the remainder coming from points farther inland.

Included in the Delta are 525,000 acres—a small empire—where enterprising farmers and horticulturists are annually producing millions of dollars' worth of field and orchard products for the world's food supply.

Aid for the Farmer

The Contra Costa Farm Bureau which is constantly seeking to improve the condition of farmers along social, agricultural and economic lines, has been fortunate in having the benefit of the experience and counsel of such eminent agriculturists as the late John Swett, as well as others who have made notable successes of farming in Contra Costa County.

The Bureau is part of the California and American Farm Bureau Federation and coöperates with the Agricultural Extension Service of the University of California and the United States Department of Agriculture. The organization has already built two farm center club houses, established three rural chemical fire departments and organized a purchasing corporation and Farm Home Department, in addition to maintaining the usual farm adviser activities. The Farm Adviser is assisted by a home demonstration agent.

The growers' organizations within the county indicate the prevalent spirit of progressiveness and coöperation. The most important of these are the California Pear Growers, California Prune and Apricot Growers, California Almond Growers Exchange, Walnut Growers Association, Poultry Producers of Central California, Cattle Men's Association and Milk Producers Association.

The Farmer or Artisan

Altho there are many large holdings in Contra Costa County there is no place more favorable for the farmer with limited capital. A man can buy a few acres of land for fruit, vegetable or alfalfa growing or for stock raising or dairying and then, if he desires, he can obtain work for himself or other members of his family in practically any line of industry for which he is fitted while waiting for returns.

Many families are now living comfortably and getting ahead from the returns of ten and twenty-acre orchards and alfalfa fields. Whatever the size of the investment, there are evidences everywhere of increasing prosperity.

Contra Costa County with its fertile fields and busy factories, is a land of independence and opportunity. In 1921 there were 7,218 automobiles in the county which has a population of 53,889 so that there was almost a proportion of one to a family.



A grove of trees producing the Concord Walnut, originated in Contra Costa County and now one of the county's most valuable crops.

In the hill-walled valleys of central Contra Costa County there are numerous thriving communities which, while really suburbs of the great Bay centers, have all the comforts and advantages of the open country. A man may commute to his office in the city and yet come home to peaceful relaxation and to the supervision of his farming interests.

Home of John Muir

It is no slight tribute to Contra Costa County that John Muir, world famous naturalist, made his home here, selecting the Alhambra Valley in preference to any other spot on the globe, for his permanent residence.

His influence and that of other men with interest in research have given a scientific background to Contra Costa County's progress. The road tests now being made bear this out; the experimentation in cherries and other fruits show the same ambitious endeavor and the schools are another indication of thoroughness.

Books Supplied by County Libraries

The county library is also an evidence of wide-awakeness on the part of the county and its citizens. Books are now distributed to 92 places in the county—41 branch and 51 school libraries. Any community may have a branch library for the asking.

The county supplies the books and magazines and takes care of all expenses. Special requests for any book are filled. During the year 1921, 1853 special requests were filled, 10,294 books were sent to branches and 12,088 sent to schools.

The circulation for the year from the branch libraries was 150,453 books. School circulation is not counted.

Variety of Recreations

Contra Costa County is not only a wonderland itself, with unforgettable redwood canyons, mountain peaks and valley scenes, affording endless motor trips of scenic beauty; it is also within a few hours' ride of such famous places as Yosemite, Lake Tahoe and Carmel-by-the-Sea.

There are in the county many excellent resorts, noted for their mineral waters. Byron Hot Springs is famous for its cures and is a popular visiting place. The Alhambra Natural Mineral Water Springs is another resort.

The sportsman will find endless pleasure here. Fish and small game abound. The rivers are so full of fish that they give a living thruout the year to hundreds of market fishermen.

Here the hikers, too, find conquests to suit them. Dozens of hiking clubs from the cities explore the natural beauties of Contra Costa and keep up a fight for the preservation of natural resources.



The Bartlett Pears produced in Contra Costa County are superior in quality and are on the market much earlier than those of other sections.

What Contra Costa County Holds for You

THE historian of Contra Costa County, F. J. Hulaniski, writes in the introduction to his volume, "I came to California the first time many years ago before transcontinental railroads had laid their span across the Great American Desert—Contra Costa County at that time was composed in the main of several large cattle ranches, owned by Spaniards, Mexicans and Portuguese with here and there a tiny cross roads village. It shipped a little wheat and barley to San Francisco in a primitive way by sail boats. There were miles and miles of as good and fair land as ever lay out of doors, then only a barren waste.

"My second journey was six years ago (1911) in search of health, climate and sea-level and I found them all here in Contra Costa County where anybody may find them, with long life, happiness and comparative riches thrown in for good measure."

County's Growth Natural

There has been a marvelous development in Contra Costa County since the days of 1823 when Ignacio Martinez and Francisco Castro, the earliest pioneers to succeed the Indians, staked out their grants from the Mexican government and became the first fruit and grape growers

in the county; but the growth was sure to come as the result of superb location and lands that only needed the touch of cultivation to produce richly.

General M. G. Vallejo, one of the most romantic figures in California's history, recognized these advantages when he wrote from his wide knowledge of the state:

"Contra Costa is undoubtedly one of the most fertile counties in the state, possessing rich agricultural lands, which embrace an interior coast of 30 leagues, extending along the bays of Santa Clara, San Francisco, San Pablo, the Straits of Carquinez, the Bay of Suisun and the San Joaquin River; a circumstance which united to its mild climate, will render it very important."

In Contra Costa's empire there is a place for you, whether you prefer business or agricultural pursuits. Some of the questions which may occur to you are answered in the following pages.

Do You Want an Ideal Industrial Home on the Pacific Coast?

If you are a potential buyer of an industrial location, we submit that Contra Costa County is a seller of opportunity. Well financed industries who do not want free land,

bonuses or financial help, by locating in this county can secure favorable conditions they cannot equal anywhere else at the price.

San Francisco Bay is the pre-eminent location on the Pacific Coast for manufacturing organizations who desire immediate local trade, Pacific Coast distribution or international connections.

Contra Costa County is the strategic site of the Bay region from a commercial standpoint—there are nearly 2,000,000 local buyers within a radius of 100 miles.

The Contra Costa water front is 24 hours nearer Chicago for rail freight than San Francisco because this county is on the mainland side of the Bay and avoids transshipping costs and delays.

The county has the advantage of contented labor. Where living conditions are good, labor is efficient. The bracing climate with its absence of extremes of heat and cold, has a stimulating effect on the worker and promotes his comfort.

Contra Costa's industrial development is built on a solid basis; the advantages which it offers the manufacturer are permanent and a continuance of present conditions can be relied upon.

If you are a desirable industrial organization, you belong in Contra Costa County.

Considerations for the Resident

If you are an eastern citizen who longs for a home in California you will do well to consider the appeal of Contra Costa County. You will find here an agreeable climate with attractive surroundings and plenty of work near at hand.

You can live on your patch of ground and work at the trade in which you are proficient in one of the nearby factories. The variety of occupations in our industrial centers is probably unequalled with the same population anywhere.

If you are a farmer, the market for your products is unlimited.

For your children, you will have the best educational advantages. Beyond the grammar schools there are seven union high schools, modern in every respect. The state of California turns over to Contra Costa County \$240,000 per annum as her share of the school moneys. The remainder of the school expense is raised thru local taxation.

Moderate-priced Land

The price of land in Contra Costa County varies from cheap hill pastures at \$25.00 per acre to rich valley bottom land at \$500.00 per acre. The vine, fruit and grain hill-sides sell from \$50.00 to \$100.00 per acre.

The richest land that can be purchased anywhere, that of the Island Delta in eastern Contra Costa County, can be bought for \$150.00 to \$300.00 per acre. Level orchard and garden land close to the larger towns is to be had at prices ranging from \$150.00 to \$500.00 per acre.

You can secure residence lots in the various towns of the county for from \$100.00 to \$1000.00, making easy monthly payments if you wish.

Building materials are cheap and easily procured. Lumber, brick, cement, sand and gravel are all produced locally. You can finance a home thru the banks or any of the many building and loan organizations.

Living Costs and Wages

The cost of living is naturally less where Nature is so bountiful. Cheaper construction of homes is possible; less fuel is required in winter; vegetables and fruits raised all around you (and with little trouble, in your own garden), tend to reduce the cost of three meals a day.

Rents in Contra Costa County will average about \$25.00 for a modern, 5-room, unfurnished cottage. A 3-room furnished modern apartment will rent from an average of \$25.00 to \$30.00.

Wages range from approximately 50 cents an hour for cheap labor to \$1.00 for mechanics. Building trades get from \$8.00 to \$10.00 a day of eight hours. Industrial mechanics average about \$7.00 per day.

Contra Costa County and most of the town governments have set \$4.00 for eight hours as their lowest wage for



Luxuriant vines bring prosperity to those who plant the grape.



Celery is one of the most important of the vegetables grown in the rich Delta District of Contra Costa County.

public work. There is plenty of work in season for women, in the packing houses, canneries and industries.

Profit Out of Acres

The agricultural and horticultural products now being marketed out of Contra Costa County prove that the farmer coming here can grow almost anything for which he has a liking from corn to grapes, alfalfa to almonds.

Intensive cultivation of orchards of prunes, pears or apricots will bring very high returns. These crops sell at a high figure, prunes often yielding \$500 an acre.

There are fine possibilities in cherries. They require many hands at picking time and must be given careful attention but they soon become heavy bearers and the fruit brings a good price.

English walnuts which in Contra Costa County are of particularly good quality bear in three or four years and become profitable in five or six years. Crops can be grown between the trees while these are maturing.

Dairying and Poultry Industries

Contra Costa County is well adapted to production of poultry and eggs and enough has been done in this industry to prove the suitability of the climate and soil to poultry raising. Here again, nearness to the markets is a strong asset.

In the alfalfa growing sections dairying is carried on extensively and the county has earned the sobriquet of "milk and cream pail of San Francisco and the Bay Cities." Twenty acres of alfalfa will practically take care of twenty cows the year around.

Fishing Industry

Along the coast there are small fishing settlements every few miles. The fishermen catch salmon, striped bass, shad, carp, rock cod, flounder, etc., for shipment or for use in the fish canneries of which there are a number.

Chance for the Capitalist

If you are interested in big projects that call for vast energies and capital, Contra Costa County suggests many opportunities, such as reclamation, irrigation, subdivision and industrial activities. There are also unexploited mineral and oil possibilities.

COME TO CONTRA COSTA COUNTY

LIVING conditions are agreeable in every way in Contra Costa County and there is available every convenience of modern home life. There is every chance of success and happiness for the tradesman, farmer and manufacturer.

You are cordially urged to inspect Contra Costa County, to investigate any statement made in this folder and satisfy yourself that Contra Costa County can fulfill any demands you may make of it as an industrial or agricultural field and as a location for your home.

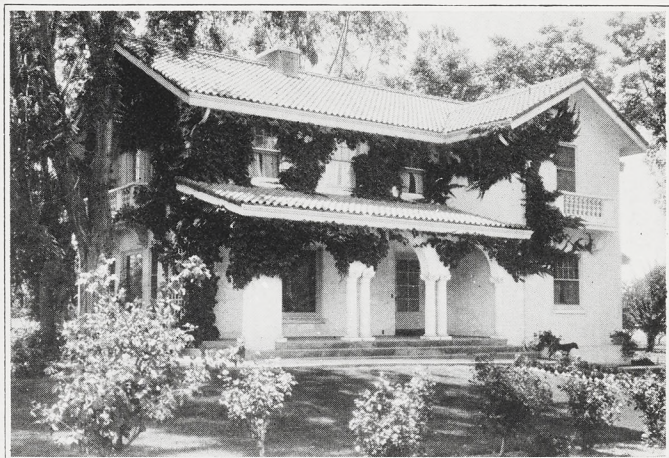
You will find a high grade, American community, ready to welcome and assist high-calibered farmers, or leaders of industries in need of a factory site.

Write for full information to any of the organizations below, who have united in the publication of this folder and will gladly answer any inquiry promptly.

**Contra Costa Real Estate Board, Martinez
Contra Costa Farm Bureau, Concord, Cal.
Contra Costa Board of Supervisors, Martinez
Chamber of Commerce, Martinez
Chamber of Commerce, Walnut Creek
Chamber of Commerce, Concord
Chamber of Commerce, Pittsburg
Chamber of Commerce, Antioch
Richmond Real Estate Board, Richmond**



A corner of the main county library at Martinez. The system of libraries embraces 41 branch and 51 school libraries.



Such country homes as this abound in Contra Costa County.

Contra Costa County in Topical Review

Interesting features of Contra Costa County summarized, are:

Variety and value of its manufactured products greater than that of any other county in the state.

72-miles of coast line with deep water harbors which the largest ocean going vessels can enter.

300 miles of navigable rivers tributary, with several lines of river steamers.

Three main railroad lines, two of which follow the coast line, reaching all industrial centers.

Splendid system of highways including three transcontinental routes which go thru the county.

Unlimited hydro-electric power concentrated in Contra Costa County.

Abundance of fuel and motor oil obtainable cheaply.



One of Contra Costa County's Banks.

Delta land of the Sacramento and San Joaquin Rivers in eastern Contra Costa equalling the Valley of the Nile in richness and fertility.

90% of canned asparagus of the world comes from the Delta section.

Celery center of the world is Antioch in extreme north-eastern part of Contra Costa County.

Great San Joaquin Valley begins in eastern Contra Costa, embracing 60,000 acres of arable land.

Third county in state in almond production.

Finest and earliest Bartlett Pears grown in Contra Costa.

Equable climate, averaging 50 degrees in most of the county, 68 degrees in the valleys of the eastern side.

Annual rainfall, 20 inches.

Absence of enervating heat.

Irrigation not required to insure crops.

Ample irrigation systems where desired or needed.

County Tax rate \$1.55.

An assessed valuation that has increased from over \$52,000,000 in 1914 to \$88,000,000 at present.

A site for every industry.

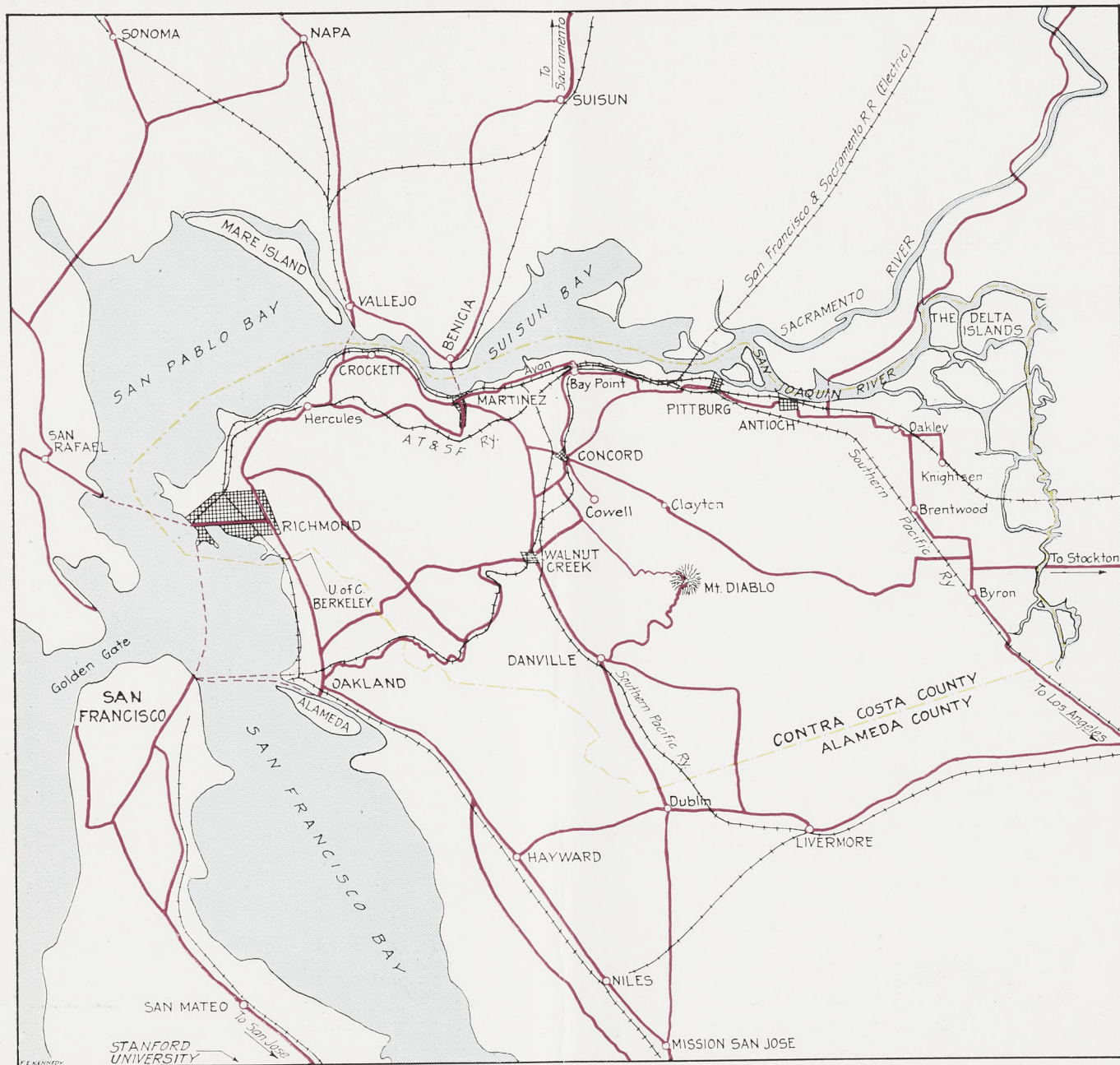
Suitable land for practically any branch of horticulture, agriculture or stock raising.

Employment for the artisan in any trade he prefers.

Within commuting distance to San Francisco and the bay centers with still the lure of a country home site.

Write for information along any line to one of the organizations named on the previous page.

Contra Costa County, California



Legend:
 County Line—yellow.
 Railroads—black.
 Highways—red.
 Waterways—blue.

A glance at the map of Contra Costa County shows plainly why it has been chosen as the home of manufacturing plants worth \$250,000,000.00. Shipping problems are reduced to a minimum when ocean, railroads and highways are at hand in a combination of transportation facilities. This distribution convenience is of equal value to the farmer, who has agricultural, dairy or poultry products to sell. There are direct outlets to the principal markets of the state, all within a few hours' distance. The county is in a census district of 1,000,000 people.

Contra Costa

COUNTY
CALIFORNIA

